IMMEDIATE NECESSITY FOR MORE HELP-A MIS-SIONARY'S PITIFUL REPORT-A SUMMARY

iust been received from an American issionary in Harpoot by his son, who is a sophoore at Amherst College, which gives one of the test reports of the present state of affairs in received in this country through the alls. The writer of the letter is one of the best mown missionaries now in that country. The tter was dated March 9 and 11 and was sent rom Harpoot. The following are some of the most eresting extracts:

interesting extracts:

March 9.—As Bairam approaches there is an increase of fear among the Armenians of another outbreak. Bairam is a feast celebrated only by the Turks, somewhat like the Passover of the Jews. On Friday I went again to the Vali (the Governor of the province) and he gave me positive assurances that nothing will happen. The Turks, many of them, are very insolent and use threats. It is not surprising that the people are easily alarmed, Many of the people say they have forgotten their hunger in the anxiety they feel for their lives.

is not surprising that the people are easily alarmed. Many of the people say they have forgotten their hunger in the anxiety they feel for their lives. Poor people!

March II.—The talk which I had with the Vali the other day and also with the Governor of the city seems to have done some good. Arrests have been made in the city of some of the rowdess, and the Vall has sent for some of the Aghas (chiefs of the villages), who have been making trouble in the villages, so the Armenians are feeling encouraged. We are doing all the relief work we can with the little money which is sent us from America. We are feeding nearly five hundred people a day in our grounds, and we have distributed and are distributing money among the villages as fast as it comes. We have given out over ten thousand shirts, several thousand blankets and a great deal of other clothing. If people in America only knew of the awful misery and suffering they would give largely. All money reaches us almost immediately by telegraphed money order or a draft by mail.

I have just looked out of the window and counted aixty people, refugees, who have come into our yard. Still others are coming and going to Mr.—'s room for money. Large numbers come in every day from the villages, asking for help. We are glad to be here in these dark, dark days of sore and bitter trials. I wonder the people keep up heart as well as they do! The remembrance of the past may never be blotted out. It is the darkest picture the civilized world has ever seen.

Last week I made a number of calls at various places. It was hard to see some refined women, accustomed to comfort, now living, as it were, in the dirt. They were living in a room on the ground floor. The floor is of earth, and gathers dampness, and they had only a few cushions to sit on.

The children, who used to look so tidy, were now in tattered and solled garments. There was very little warmth in the room, but they said they would not mind all their discomforts if they could enly be sure of the future. At one house the

the Turkish ravages, were sent with the letter from which these extracts are taken. The figures were sathered at the Gregorian Episcopate, including oot City and its seventy-three villages:

| Press Determine | 45, 43000 |
|---|-----------|
| Houses plundered | 1.861 |
| Houses burned | 20 |
| at the second and defiled | 15 |
| Churches burned | |
| Churches burned Protestant chapels destroyed. | |
| Protestant chapels badly damaged | - 18 |
| Protestant chapets badiy damage. | |
| Monasteries burned Monasteries damaged | 4 |
| Monasteries damaged | 166 |
| | 2.396 |
| | - 100 PM |
| Porced convergions pricals | 13 |
| Forced conversions, men and women | 7,664 |
| | 1,315 |
| Miscarriages | 829 |
| Miscarringes | 280 |
| Killed in fields and highways | 740 |
| Persons burned | 1.014 |
| MisA from hunger and cold | 200 |
| Coloddan | |
| Marting blaken | |
| Martyra, priests | - 11 |
| Martyrs, Protestants | - 2 |
| Martyrs, teachers | 7 |
| Martyrs, teachers | 1,203 |
| Martyre, men, women and children | 4.127 |
| | |
| Tors of property | 1,400,000 |
| These figures do not include reports fr | om the |
| These ngures do not merude to Cook | Palu |
| Malatia, Arabkir, Egin, Charsanjak, Gogh | |

Choonkoosh and Diarbekir districts. ORPHANS TO SEE THE CIRCUS.

THE MANAGEMENT WILL GIVE AN AFTER-NOON TO THEM-BIG CROWD'S AT

THE GARDEN. circus has never been better attended than it Square Garden, which held more people than the present one does. The Garden was filled at every performance of the week, and many times many people were turned away, unable to get in. sdom of shortening the stay in New-York seems to be proved. At least the managers are satisfied that they have done well. If they were not content with the present result they would indeed be hard

please. Slight changes of programme are made om time to time, in order to get in all the acts of which the circus is capable before it goes away. The afternoon of Monday, April 20, has been set aside by Mr. Balley for the reception of the or-phans and inmates of the charitable institutions of the city, and all those persons in charge of such places are requested to communicate with the management of the abow, telling the numbers of children they lesire seats for, as well as the numbers of attendants who will accompany them, in order that all may be properly cared for. Allotments of seats will be made as quickly as notifications are received.
The best seats, including the boxes, are at the disposal of the institutions for orphans, and it is only posal of the institutions for orphans, and it is only required that proper word shall be sent to the Madises Square Garden in order to secure them.

Orphans' Day is now a regular annual occurrence with the Barnum & Bailey show, and Mr. Bailey is the first manager to devote a day to the pleasure of the children and other inmates of institutions, who are unfortunately unable to pay for admission to the circus. There remain but this week and next for the show, as it is already advertised to exhibit in Brooklyn the week beginning on April 27.

MORE HUMOR ON THE WEATHER.

A REMARKABLE SIMILARITY IN THE HANDWRIT-ING AND VIEWS EXPRESSED IN TWO LETTERS.

The Tribune on Friday last published a letter from a correspondent who spoke in the highest terms of the weather in this city. The enthusiast signed him-self "W. C. B., No. 647 West End-ave., New-York." The communication was printed under the head, "A Letter from a Humorist." Yesterday The Tribune received another letter on the same subject, signed: "W. J. Linton, No. 116 Clermont-ave... Brooklyn." who strenuously objects to the head used by The Tribune on "W. C. B.'s" communication, and who indorses most heartily the views of the latter. The fact that the handwriting of the author or authors of both these letters appears to be identical, taken in connection with other results attend in in connection with other peculiarities exhibited in both communications, makes it extremely probable that both letters were written by the same person, notwithstanding the different signatures and addresses appended to the letters. This probability is made almost a certainty when it is considered that

dresses appended to the letters. This probability is made almost a certainty when it is considered that probably there is only one person living who thinks that the climate of New-York approaches perfection. The letter received yesterday reads as follows:

You publish in your issue of yesterday a letter mad W. C. B., which you call "A Letter from a sumrist." Why you should use that expression a puzzle to the undersigned. There is a clear cription given of the writer's experiences of the wather in New-York, as compared to that elsewer, and coincides, as far as the United States are shered, with those of the writer of this note. I was never travelled in foreign countries, out have sweet this country pretty thoroughly, and have sheat attoin in indorsing al. W. C. B. says about a limates of the United States.

Is regards violent changes, New-Yorkors do not low what they are, as compared to the experiences western people, and especially in the arid regions of the Missouri River, where the undersigned seen the thermometer register 50 degrees at 5 and 80 at 3 p. m., a variation of 60 degrees at 5 and 80 at 3 p. m., a variation of 60 degrees and bours, and this has happened frequently. We senthing even approaching this here. The templature changes as suddenly, to say the least, and wide, in Chicago, St. Paul, St. Louis, Cincinguistic changes as suddenly, in the grid the same of the water changes as suddenly, to say the least, and was active and a suddenly of the year, that the federal proposed has found, after long and varied same never travelled there are total strangers.

Undersigned has found, after long and varied same never travelled there are total strangers.

Undersigned has found, after long and varied same never travelled there are total strangers.

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aggerated character, made up my mind that the writer had suffered in some Western city and was developing "copy" from memory and applying the same to circumstances far less developed in degree. Colorado, Montana and Idaho will develop, one day, temperatures up to the melting point; eighteen hours later from 5 to 10 degrees below zero will be the situation; and this occurs frequently, as the writer of this knows personally.

Any one who has remained in any of these places for a year or more, and is not directly or indirectly interested in some local enterprise and can come and go as he chooses, will bear W. C. B. out in his statements regarding them, as does the undersigned. New-York City is year by year attracting people as residents from all over the United States, people who can live anywhere they like, and this is clear enough evidence that New-York's climate averages as good as any, as the writer has found by personal experience. As W. C. B. tersely says: "They are every one of them good places to get away from in certain cases."

THE HOLY TRINITY CHURCH SALE.

DENIAL OF SOME RUMORS-THE FUTURE

USE OF THE SITE NOT DISCLOSED. The sale of the Holy Trinity Church property, at the northeast corner of For:y-second-st. and Madi-son-ave., which has finally been perfected through the decision of Justice Smyth, of the Supreme Court, continues to excite the comment of those in this city who are especially interested in church matters, as well as of those who look upon the transaction simply from the real estate point of

to George F. Dominick, with Dominick & Dickerman, at No. 74 Broadway. The fact that Mr. Dominick is known as the broker of William Rockefeller in certain stock transactions, and that the consider matters of special importance in the investment field, led to speculation yesterday as to whether Mr. Rockefeller was the real purchaser of the Holy Trinity property. It was rumored that Mr. Rockefeller was closely allied to the Vanderbilt interests because of community of interests in question might be ultimately turned over to the

New-York Central Railroad Company.

A Tribune reporter called upon Mr. Dominick Saturday at No. 74 Broadway. Mr. Dominick was in-clined to be non-committal, but when asked directly if either Mr. Rockefeller or the New-York Central Railroad Company was interested in the purchase public has formed in the direction you indicate are wholly outside the truth. The property has been purchased by persons in a wholly different direction down, and a building of improved modern type will

When Mr. Dominick was asked for what pur-

when Mr. Dominick was asked for what purposes the new building would be used, he replied: "That I am not now at liberty to say—whether it will be for a hotel or for other purposes."

Nothing has vet been done in the way of the demolition of the Holy Trinity Church building. This property is directly opposite the Manhattan Hotel, now approaching completion, and the impression prevailing in real estate circles is that another large hotel will be erected on the site. It has not yet been determined when the old church will be torn down, although it is understood that the work will be begun about May I.

Instruction.

For Boys and Young Men.-City.

DWIGHT SCHOOL.
will occupy its new building, 15 West 43d-at.,
Fifth-ave., about May 1, 1896.
Seventeenth year begins September 30.

For Young Ladies .- City. MADEMOISELLE VELTIN.
SCHOOL FOR GIRLS.
FIREPROOF SCHOOL BUILDING.
160 AND 162 WEST 74TH-ST.
COLLEGE PREPARATION.

BERLITZ SCHOOL OF LANGUAGES,
Madison Square 25th-st. and Broadway), New-York.
The School is open all Summer. DAHEM PREPARATORY INSTITUTE.—For Boys and Girls: German Kindergarten Drill: College Preparation; 4 boarders received. 242 Lex.-ave., bet. 30 & 40 sts.

SHORTHAND—GRAHAM SYSTEM written by more than half of the expert reporters of the country. Send for circulars of the system and of our achool. ANDREW J. GRAHAM & CO. 744 Broadway THE MISSES ELYS SCHOOL FOR GIRLS.
RIVERSIDE DRIVE.
Soth and Soth Streets. New-York.

For Young Ladies .- Country

BORDENTOWN (N. J.) MILITARY INSTITUTE.
REV. T. H. LANDON, PRINCIPAL
CAFF. T. D. LANDON, COMMANDANT. FAIRFIELD ACADEMY, HOME SCHOOL FOR HOYS.
Fits for business or college; 50 miles from New-York
FRANCIS H. BREW-IR, A. M. Prin., Fairfield, Conn.

HOME INSTITUTE, TARRYTOWN ON HUDSON. Boarding and Day School for Girls. College Preparation Reonens Sept. 18th. Miss M. W. Metcalf, Principa MAPLEWOOD INSTITUTE. Concordedle. Penn -\$102 per year. A successful school; one of the best to infuse with energy and to wake up boys to the duties of life. Boys enter lest colleges. Under 13 years \$177. SHORTLINGE (Yales, A. M. Prin.

For Boys and Young Men .- Country. ROCKLAND Institute, Nyack-on-the-Hudson, Eng. Class com., Fr., Ger., music, stenography, typewring Rooms steam heated. Capt. J. Wilson, A. M. Prin.

ST. JOHN'S SCHOOL.,
MANLIUS, N. Y.
Next term begins September 16th, 1896,
WM. VERBECK. Apply to W. VERBECK, W. YERBECK, W. VERBECK, W. VERBECK, W. VERBECK, W. VERBECK, W. VERBECK, P. Pcekskill, N. Y. 62d year, Send for illustrated catalogue. Col. LCUIS H. ORLEMAN, Prin. THE CAMBRIDGE SCHOOL, a select, private school, for girls. Best preparation for college, many courses not leading to college. Comforts of home. Mr. ARTHUR GILMAN is the Director, Cambridge, Mass.

WALNUT LANE SCHOOL

W. Boarding, Day and College Preparatory for Girls. Soth year opens Sept. 25th. For circular, address Mrs. THEODORE B. RICHARDS. Principal. Miss SARA LOUISE TRACY. A. M. Associate Principal. Germantown, Philadelphia.

Miscellaneous. WANTED .- To rent or buy private school in or near

New-York. X., care Tribune.

School Agencies.

A MERICAN AND FOREIGN TEACHERS' AGENCY supplies Professive, Teachers, Tutors, Governesses, ac. to Colleges, Schools and Families. Apply to Mrs. M. J. YOUNG-FULTON, 22 Union Square.

Botele.

MAJESTIC, HOTEL

Contral Park Wost, 72d & 71st Sts., N. Y. ONE OF THE LARGEST

AND FINEST IN THE WORLD. Absolutely Fireproof. Luxuriously Appointed.

SUITES OR SINGLE ROOMS WITH ALL MODERN APPOINTMENTS MAY NOW BE ENGAGED BY THE MONTH YEAR OR TRANSIENTLY ALSO A FEW SUITES UNFURNISHED, WHICH ARE SET ASIDE FOR PARTIES WHO DESIRE TO USE THEIR OWN FURNISHINGS. MODERATE PRICES FOR THESE SUPERIOR ACCOMMODATIONS. SPECIAL FACILITIES FOR BANQUETS AND PRIVATE DINNERS. CUISINE OF THE HIGHEST ORDER.
WITHIN TWENTY MINUTES OF SHOPPING AND THEATRE DISTRICT.
This magnificent hotel, owing to its situation between Central Park and the Hudson River, enjoys tween Central Park and the Hudson River, enjoys tween Central Park and the Hudson River, enjoys the advantages of a summer resort as to coolness and refreshing breezes. The unique Rustic Gardens, and refreshing breezes. The unique Rustic Gardens, and refreshing the summer were the admiration of thousands, are for the use of guests only, and with orchestra music furnish a most delightful opportunity to enjoy the summer.

FAUL W. ORVIN, General Manager.

THE GROSVENOR, One of the most luxuriously furnished Hotels in the Country; engagements may now be made by the month, year or transiently. Restaurant open to the public, year or transiently.

PIPTH-AVE. AND EIGHTH-ST.

Large and sumptuous apartments for transient and per-ment guests, a quiet and homelike hotel, at reduced ites. Convenient to all Railways and Steamship lines estaurant, Table d'Hote, and A la Carte. CHARLES JAIMES, Proprietor,

BARRETT MOUSE,

REAL ESTATE.

BUSINESS IN THE FIELD. The reaction in real estate sales last week was not wholly unexpected. The sudden spurt in the number of important transactions the week before led naturally to this falling off. While this reaction is regarded by the leading brokers as only tem-porary, they nevertheless have a good deal to say about the bad condition of business generally existing throughout the country and attribute slowness in real estate matters to this prevailing condition of affairs.

There is no doubt that owners are

stiff prices on their property, in the seeming hope that a boom, big or little, is at hand. Buyers, on the other hand, look askance at this view of the possibilities, and decline to take any chances. One result is that builders are carrying a great deal of Rentals are slow for properties of the best class.

Houses of medium value are renting with compara-tive ease. The general tendency is to seek lower rentals. To what extent this will influence values remains to be seen. There is a glut of recently improved dwellings and flathouses, which remain either unsold or unoccupied, or both. This line of buildings is clearly suffering from overproduction. Of the thirty-five flathouses, tenement and apart-ment houses of medium range offered at auction sale last week, only seventeen were sold, and eight of these were bid in by the plaintiffs in foreclosure proceedings. Many auction sales of this kind of property are announced for this week.

One of the features which has played an im-portant part in real estate matters the last few years has been the purchase of property with a view to tearing down the buildings and erecting

years has been the purchase of property with a view to tearing down the buildings and erecting tail office structures on the sites. There has been a field here for large profit on rentals. But this phase of investment has been carried to such an extent that the field, in certain districts especially, is limited. Some recent important saies of downtown property involve no changes of this kind, at least for the present, according to the buyers. H. J. Braker, who bought the Niagara Fire Insurance Company property, says he does not know what he will do with it. Real estate men point out that this corner was the last one remaining between Chambers and Wall sits, which was for sale for any possible speculation.

Representatives of Louis L. Lorillard, the purchaser of the property at the northwest corner of Fifth-ave, and Thirteenth-st., say that the building is not to be altered. This is readily understood from the fact that D. Appieton & Co., who occupy the most of the building, and the United States Government, which uses the first story, for a branch post-office, have long leases. The price paid for the property, \$50,000, is sain to have brought the sellers a good profit.

A number of private sales of property are undernegotiation, and the brokers in these cases are hopeful of an agreement being reached this week. The transfers of real estate along Riverside Drive last week indicate that those who are looking to a new residential district are favoring this part of the city. Prominent Fifth-ave, residents, who have been disturbed by the inroads of trade upon that sireet, once used exclusively for residences, have for the last two or three years been making investments for future homes along Riverside Drive. Then, too, whenever talk about rapid transit takes an intense turn, real estate investment receives an impetus throughout the upper west side of the city. Investors who have been holding on to property on Washinston Heights, along Amsterdam and Eleventh aves, for two or three years, were greatly pieased last wee

On Wednesday, April 22. Richard V. Harnett & On Wednesday, April 22, Richard V. Harnett & Co. will sell at executors' sale the seven small four-story brick private dwellings belonging to the Edward Cowles Richards estate at the southwest corner of Lexington-ave, and Twenty-fifthst. The sale is announced as positively without reserve. Coudert Brothers are attorneys for the executors. It is expected that the Real Estate Exchange will take action this week to sustain the Board of Trade and Transportation in its views opposing the bill before the Legislature authorizing the Adermen of this city to license street obstructions.

Beal Estate.

INSURE YOUR TITLE.

Why carry the risk yourself? Why rely on any protection but the best?

FOR A POLICY HOLDER, THIS COMPANY 1. Defends at its own expense any suit brought against a title guaranteed by it. 2. Pays any claim established against the prop-

 Compels an objecting purchaser to complete his contract to buy; or, if defeated in the attempt to do so, either pays the damages or takes the property off its policy holder's No other system does any of these things, but

leaves all the risk and loss to be borne by the

TITLE GUARANTEE AND TRUST COMPANY.

Offices 55 Liberty St., N. V. 25 Court St., Brooklyn. N. E. cor. 58th St. & 7th Ave., N. Y. CAPITAL, \$2,000,000. SURPLUS \$1,250,000.

City Property for Bale.

112 EAST 35TH STREET,

Reautiful 5-story Figlish-basement, 16.8, large 3-story stension, for sale on easy terms, gas and electric fix-sures, shades, carpets, offcotta, grates, and several large airrors included, all in perfect order. Apply to all in perfect order. Apply to S. V. R. CRUGER & CO., 187 Fulton-st., or 1,368 Broadway.

En Let for Business Parposes

TEMPLE COURT. Fireproof. Every Convenience. RULAND & WHITING, Agents.

On premises, 3 to 9 Beekman Street.

BOREEL BUILDING,

One corner suite, south and wast exposure, fine view.

WM. A. WHITE & SONS,

115 Broadway.

READE STREET, store and basement, each 30x82 feet, near end of the Bridge and elevated railroad terminus, Apply GEORGE-MUNRO, 245 Broadway. TO LET. Choice offices, 245 Broadway, 25 Chambers Street, 21 and 23 Centre Street, All improvements and low rent. Apply GEORGE MUNRO, 245 Broadway.

Eitn Property Co fet.

TH-ST., NO. 66.—To let, four-story residence; posses-ston lat of May. Inquire the premises, or JOHN I. HOWE, 375 Washington-st.

Unfurnished Apartments Co Let.

THE "OSBORNE,"

By th St. and 7th Avenue.

Absolutely fireproof building.

Apartments to rent from May 1st.

9 and 12 rooms.

P and 12 rooms.

HOTEL BERESFORD,
CENTRAL PARK WEST Sist to 82d-st.—Party leaving the city wishes to sub-rent suite containing 4 large rooms.
2 baths and crivate hall. Windows overlook Central Park.

Park.

IN THE DALHOUSIE, 40 and 48 West 59th Street, front ing Central Park, a very elegant Apartment; house ab rolutely fireproof and without a superior as a home for families. Please inquire of Janitor.

Brookinn Property Co Cet.

TO LET, fully or partly furnished or unfurnished; an elegant residence on one of the choicest blocks on Prospect Park Slope, his-story and extension, 18 rooms, billiard room, &c.; every improvement and in perfect order. Apply at 20 Court-st., or 309 Flatbush-ave, order. Apply at 20 Court-st., or 309 Flatbush-ave.

Country Property Co Let

POSELLE, N. J.—To let, house, 13 rooms; modern improvements; large lot; carriage house; 3 minutes from the depot; rent, \$475. Apply. E. C. BARLOW, 1st-ave., Roselle, N. J.

TO LET AT CEDARHURST, LONG ISLAND, a destrable house, containing sixteen rooms, with modern conveniences and having a rear view of the sea. Stable, with five stells and coachman's rooms. Windmill and Springfield gas machine. Inquire on the premises on and after April 11. furnished gonece Co Let -- Country.

MONTICELLO, Sullivan Co., N. Y.—To rent, furnished cottage, nine rooms, barn and garden, rent \$250 for season. Address W. H. CADY (owner). PLAINFIELD, N. J.—House, 14 rooms; modern improvements; large stable and grounds. Address OWNER, Tribune Office. Anction Sales, of Beal Estate.

PETER F. MEYER. Auctioneer.

will sell at auction on THURSDAY, April 23, 1896, 12 o'clock, at the New York Real-Estate Salesroom 111 Broadway.

THE CHOICE and VALUABLE PROPERTY KNOWN AS

No. 60 WALL STREET AND the easterly part of

No. 58 WALL STREET, extending through to end including No. 63 PINE STREET, between William and Pearl Streets. SALE PEREMPTORY.

This property has a frontage on Wall St. of 35.84 feet and 28.7 feet on Pine St., and contains over 6,300 square 75 per cent. on Mortgage at 4 per cent. For maps and further information apply to Frederic de P. Foster, Esq., Attorney, 18 Wall St., and at the auc-tioneer's office, 111 Broadway.

PETER F. MEYER, AUCTIONEER. TUESDAY, APRIL 14th, 1896.

at 12 o'clock, at the New-York Real Estate Sales-room, 111 Broadway, EXECUTORS' SALE, By order of the Executo s of George J. Hamilton, deceased, THE CHOICE AND VALUABLE 3 and 4 story brick and stone dwellings, Nos. 78, 80, 90, 92, 94 & 96 Edgecombe Avenue.

Between 138th and 139th Streets; 308, 311 and 323 West 138th Street; No 43 West 90th Street

Maps. etc., at the Executors' office, No. 676 Columbus. Avenue, or of Scott & Upson, Esqs., Attorneys, 59 Wall Street. S. DE WALLTEARSS, Auctioneer.

Executors' Sale By order of Edmund S. Whitman, Edward P. Griffin and Judson B. Wilds, Executors ESTATE JAMES MONTEITH, Dec'd.

S. DE WALLTEARSS & CO., Tuesday, April 21, 1896. AT 12 O'CLOCK NOON.

AT THE REAL ESTATE ENCHANGE,

50-68 LIBERTY-ST., NEW-YORK. 28 Choice Lots on

St. Nicholas Avenue, Edgecombe Avenue and St. Nicholas Place, BET. 147TH AND 152D STREETS. The Modern Residence

14 St. Nichelas Place with extra large lot, 40.6x100. ng residence of James A. Balley, Keq., cor. 150th 70 Per Cent. may remain for 3 years at 4 per cent.

Book, Maps, etc., at Office of Howard Payse
Est, Attorney for Executors, 24 Pine St., and
tioneers' Office, 171 Broadway. Telephone, 335 C

RICHARD V. HARNETT & CO. AUCTIONEERS.

WEDNESDAY, the 22d day of April, 1996,

at 12 o'clock noon.

Seven small four-story brick private Dwellings, south-west corner of Lexington-ave, and 25th-st. Being Nos. 54, 56 and 55 Lexington-ave., and 126, 128, 130 and 132 East 25th-st. inclusive. Each House will be sold separately.

75 per sent may remain three years at 4½ per cent.
Policy of Title Insurance by the Title Guarantee and
Trust Company free of expense to the purchaser.
COUDINT BROTHERS, 100 Broadway, attorneys for

the executors.

For maps of sale and other particulars apply to the Auctioneers, 71 and 73 Liberty-st., or to the autorneys. BRYAN L. KENNELLY, Auctioneer EXECUTORS' SALE.

To close Estate of Talbot W. Chambers, dec'd.

70 West 36th St.

Bryan L. Kennelly will sell at auction. WEDNESDAY, APRIL 15, 1896,

at 12 o'clock moon.
at the N.Y. Real Estate Subersonn, 111 Broadway.
WEST 30/TH-ST. XO, 70-The substantial 4-story
basement and ceitar high-stoop brownstone dwelling,
situated within 125 feet of Herald Square and 60h-ave,
including ran flutters. Size of 10t 258-9.9.
Maps and further particulars of JOHN F. CHAMBERS,
ESS.J. Executor, or Auctioneer, 68 Laberty Street. Telephone 3943 Cortianals.

NOTICE Lewis J. Phillies auctioneer will sell at pun-lie auction April 14, 1896, at 12 o'clock, noon, the leases of certain what property on the North, East and Hartern Rivers. For full rearticulars see the City Record. Copies for sale at No. 2 City Hail.

Sale of Lease at Anrtien.

FIFTH AVENUE, Near 125th Streen.—Supreme Court, City and County of New-York. In he Matter of the Application of Charles N. Critication and others for the making of a lease of 2,019 Fifth Avenue. In pursuance of a decree duly made and entered upon the above entitled application, hearing date April 7th, 1896, I the understand, the Referee therein named, will lease at public station at the Real Estate Exchange and Ametion Rooms, Limited, 59 to 5 Liberty Street, in New York City on the 5th day of May, 1896, at twelve o'clock noon of that day, by Richard V. Harnett & Co., Auctioneers, the premises in said decree mentioned as the lot 2,019 Fifth Avenue, New York City, and therein more particularly described as follows:

All that certain lot, piece or parcel of isned, with the buildings thereon erected, situate, lying and being in the Twelfth Ward of the City of New York, bounded and described as follows: Reginning at a point on the casterily side of Fifth Avenue with the souther with the casterily side of Fifth Avenue with the southerly side of One-hundred-and-twenty-fifth street, running thence esserily, parallel to One-hundred-and-twenty-fifth avenue, eligiteen (esserily, parallel to One-hundred-and-twenty-fifth street, and partly through the centre of a party wall, eighty feat, to the casterily side of Fifth Avenue, eligiteen feet, thence southerly parallel to One-hundred-and-twenty-fifth street, and partly through the centre of a party wall, eighty feat, to the casterily side of Fifth Avenue, and thence mortherly, along the centre of another party wall, eighty feet, to the casterily side of Fifth Avenue, and thence mortherly, along the centre of a party wall, eighty feet, to the casterily side of Fifth Avenue, and thence mortherly, along the easterly side of Fifth Avenue, and thence mortherly, along the easterly side of Fifth Avenue, and thence mortherly, along the easterly side of Fifth Avenue, and thence mortherly, along the easterly side of Fifth Avenue, and thence mortherly, along the easterly side of Fifth A

Country Property For Sale.

Ridgefield, N. J. On Northern R. R. (Erie Depot) ten miles from N. New houses, all improvements; S or S rooms. For sale to let. Rental \$25 to \$40. Apply to W. L. MESEROLE, on premises. ELIZABETH, N. J. For Sale Residences in best locations; all improvements; in good order; \$4,500 and upwards. Rob't E. Chetwood, 48 Broad-st., Elizabeth, N. J. A—FOR SALE.—Fine productive farm in Berkshire
Hills: 188 acres; 55 acres chestnut timber; balance
133 acres meadow, tilable and pasture; fine view from
veranda of house, which is 69 feet long; carriage and
horse barn; 3 other barns; large trout stream through
farm; small stream runs within 14 feet of house; 45 min,
utes, drive from Great Barrington; price low; terms casy,
Address owner, H. C. WOODIN, Gt. Barrington, Mass.

Onblie Notices. STREET IMPROVEMENTS, 23D AND 24TH WARDS,

N OTICE IS HEBERY GIVEN THAT THE Commissioner of Street Improvements of the Twenty-third and Twenty-fourth Wards of the City of New-York will, at his office, No. 2,622 Third avenue, in said city, on Wednesday, April 15, 1806, at 10 o'clock a, m., hear and consider all statements, objections and evidence that may be then and there offered in reference to the contemplated change and revision of sewerage plans of the Twenty-third and Twenty-fourth Wards, prepared under chapter 721 of the Laws of 187, and chapter 345 of the Laws of 1890:

1st. Two sewerage plans in relation to the Ice Pond District.

24. Two sewerage plans in relation to the Milibrook Watershed, Vatershed, Sewerage plans in relation to the Cromwell's reek Watershed.
4th. Two Lewerage plans in relation to the Harlem tiver Watershed.
5th. One sewerage plan in relation to the Kingsbridge District.

Oth. Pout. sewerage plans in relation to the Bronx River Watershed.

Maps or plans showing such contemplated changes are now on exhibition in said office.

LOUIS F. HAFFEN, Commissioner of Street Improvements of the Twenty-third and Twenty-fourth Wards. D URSUANT to statutory requirement, notice is hereby given that an Act has been passed by branches of the Legislature, entitled and worded as

Bailroads

"AMERIC"'S CREATEST RAILROAD." NEWYORK

& HUDSON RIVER R. R.

From Grand Central Station, 42d Street.

A. M.—Except Nunday, Empire State Express.
Pastest thain in the world, Stops at Albany, Utica,
Syracuse and Rochester. Due Buffalo 4:45 p. m.,
Niagara Fall's 5:35 p. m. This train is limited to Pastest t. ain in the world. Stops at Albany, Utica, Syracuse and Rochester. Due Buffalo 4:40 p. m., Niagara Fails 5:35 p. m. This train is limited to its seating capacity.

9:30 A. M.—Daily. Fast Mail for Poughkeepsie. Albany, Utica, Syracuse, Rochester, Buffalo, Niagara Fails, Chicago.

10:30 A. M.—Daily. Fost Mail for Poughkeepsie. Albany, Utica, Syracuse, Rochester, Buffalo, Niagara Fails, Chicago.

1:400 P. M.—Daily. Southwestern Limited. For Columbus, Cincinnati, Irdianapolis and St. Louis. Stops at Poughkeepsie, Albany, Utica, Syracuse, Rochester and Buffalo.

1:400 P. M.—Daily. Chicago Special for Detroit, Clevelland, Toledo and Chicago. Stops at Poughkeepsie, Albany, Schenectady, Utica, Syracuse, Rochester and Buffalo.

3:30 P. M.—Except Sunday. West Point, Poughkeepsie, Albany, Troy, Saratoga.

4:30 P. M.—Daily. North Shore Limited. Due Detroit Science and Syracuse.

6:400 P. M.—Daily. For Albany, Troy, Utica, Adirondack Mountains, Montreal, Syracuse, Buffalo, Niagara Fails, Cleveland, Toledo, Detroit, Chicago, Cincinnati, St. Louis.

6:25 P. M.—Daily. For Albany, Troy, Utica, Adirondack Mountains, Montreal, Syracuse, Buffalo, Niagara Fails, Cleveland, Indianapolis, St. Louis, Chicago, Stops at Poughkeepsie, Albany and Utica.

9:100 P. M.—Daily. For Surfalo, Niagara Fails, Cleveland, Indianapolis, St. Louis, Chicago, Stops at Poughkeepsie, Albany and Utica.

9:100 P. M.—Daily. Cerries Sleeping Car passengers only, for points on Fail Brook Railway, via Lyons, and for Rochester.

9:15 P. M.—Daily, for Syracuse, Oswego, Watertown, Ogdensburg, Buffalo, Niagara Fails, Cleveland, Toledo, Chicago; and Rochester.

9:15 P. M.—Daily, for Syracuse, Oswego, Watertown, Ogdensburg, Buffalo, Niagara Fails, Cleveland, Toledo, Chicago; and except Sauday, for Cape Vincent and the Auburn Road.

12:10 NIGHT.—Thaire train for Chicago and principal points on New-York Central, every night, except Sunday, its Harlem Division.

9:15 A. M.—Sunday only, to Pittsfield and the Herkeline Hills, via Harlem Division.

13:13 Broadway

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Fast Express Trains to
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6:00 p. m., Dining Car), 6:00 p. m., 12:15 night.
NORFOLK, 11:30 a. m. daily.
NEW-ORLEANS, Roberts, and Chattanooga. Pullman Sleeper, 3:30, ex. Sun., 2:00 p. m. Sun.
Offices 113, 172, 231, 415, 1140 Broadway, 31 East 14th St., 127 Bowery, N. Y.; 3:30, 344 Fulton St., Brooklyn, station foot of Liberty St., C. R. R., of N. J.
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Cardon City Hotel, GARDEN CITY, L. I. Special terms for season guests. BRGAD PIAZZAS. FINE CUISINE.

Write for illustrated book to M. F. MEEHAN, Manager or Garden City Co., 280 Broadway. A RBUTUS. AZALEAS. APPLE BLOSSOMS and speckled trout all here during spring. Then come summer and autumn. Make choice for sojourn at "Berkshire Inn." rated among best, and located amid the matchiess Berkshire Hills. All conditions for health, comfort and pleasure assured.

Country Board Wanted.

CAPE COD.—Wychmere Summer Cottages, Harwichport, Mass.; completely furnished; sanitary plumbing; bathrooms; warm sea bathing; forest; rentals, \$200 up. Circular. J., 71 East 87th-st. follows:

AN ACT, in relation to the common schools and public education in the City of New York

P) rither notice is hereby given that a Public Hearing upor such bill will be held it. the Aldermanic Chamber, in the City Hall, in the City of New York, on Wednesday, April 15, 1806, at 2 o'clock P.

Dated City Hall, New-York, April 11, 1806

BOARD WANTED for gentleman, wife and two small children, about one hour from city; preferably where there are no other boarders. Address A. Pt. P. O. Box 1,057, N. Y. City.

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RAILROAD. Stations foot of Desbrorees and Cortiandt Streets.

9.00 A. M.—FAST LIME-Parior Car to Pittaburg.

10.00 A. M.—PENNSYLVANIA LIMITED.—Pull Compartment, Siegeing, Daing, Smoking and Obsettion Cars. Arrivos Chicago & A. M., Cleveland A. M., Cheveland A. M., Chicanati 6.40 A. M., Indianapolis 8.00 A. Louisville 11.50 A. M., St. Louis 3.00 P. M. and To 9 A. M.

A. M., Cincinnati 6.40 A. M., Indianapolis 8.00 A. M.,
Louisville 11.30 A. M., St. Louis 8.00 F. M. and Toledo
J. M. M.—CHICAGO AND ST. LOUIS EXPRESS.—
Pullman Scepping and Dining Cars to St. Louis. Louisville and Chicago. Arrives Cincinnati 10.45 A. M., 8t.
Louis 7 F. M. Chicago 5.15 P. M.
6.00 P. M.—WESTERN EXPRESS.—Pullman Sleeping
and Dining Cars to Chicago and Cleveland. Arrives
Cleveland 11.25 A. M., Chicago 9 F. M. next Cay.
7.45 P. M.—SOUTHWESTERN EXPRESS.—Pullman
Sleeping and Dining Cars to Cincinnati and St. Louis.
Arrives Cincinnati 6 P. M., Indianapolis 10.15 F. M.,
8. SOUTHWESTERN EXPRESS.—Pullman
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8. A.00 P. M.—PACIFIC EXPRESS.—Pullman Sleeping Car
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(Dining Cary, 4.30 (Dining Cary, 5 (Pining Cary, 9 P. M.,
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sonville. 9.00 P. M. daily, Sieeper to Jacksonville. CHESAPEAKE & OHIO RAILWAY, Express 5.00 P. M. daily. Through-Sieeping and Drining Cars.

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For Red Bank, Long Branch and points south to Point Pleasant, 4:30, 8:15, 11:30 A. M., 1:30, 1:45 (3:40 to Red Bank), 4:15, 4:40, 6:15 P. M. Sundava, except Ocean Grove and Asbury Park, 9:00 A. M., 4:00 P. M. 4:30, 8:15 A. M., 1:45, 8:40, 4:40 P. M.
For Farmingdale, Toms River, Barnegat Park and
For Atlantic City, Vineland and Bridgeton, 4:30, 8:15 A. M., 1:45, 4:40 P. M.
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For Philadelphia, week days, 4:20, 8:00, 8:15, 10:00, 11:30 dining Car), A. M., 1:20, 2:00, 3:30 (Buffet Parlor Car), 4:30, 5:00 dining Car), 6:00 io:00 P. M., 12:15 night. Sundays, 4:20, 9:00, 11:30 (Dining Car) A. M., 2:00, 4:20, 5:00 dining Car), 6:00 P. M., 12:15 night.

For Baltimore and Washington, week days, 4:30, 10:00, 11:30 (Dining Car) A. M., 2:00, 3:20, 5:00 (Car), 6:00 P. M., 12:15 night. Sundays, 4:20, 19:00, 10:00, 11:30 (Dining Car) A. M., 2:00, 3:20, 8:00 (Dining Car), 6:00 P. M., 12:15 night. Sundays, 4:20, 19:00, 12:15 night.

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Additional local trains daily, except Sunday, for BOUND BROOK and intermediate points leave as follows: \$5.00 A. M., \$1.00 A. M., \$1.10 P. M., \$4.20 P. M., and 6.30 P. M. Tickets and Pullman accommodations at 253, 273, 544, and 1.323 Broadway, 31 East 14th St., 156 East 125th St., N. Y., \$60 Pulton St., 4 Court St., 38 Broadway, 3nd Brooklyn Annex, Brooklyn.

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120 A. M.—BINGHAMTON MAIL Stops at principal stations.

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